

Order No.

Documentary Transfer Tax \$ prepaid  
Computed on full value of property conveyed; or  
Computed on full value less liens & encumbrances remaining thereon at time of transfer.  
Under penalty of perjury.

Escrow No. 32614-CS

38760 mvm

WHEN RECORDED, MAIL TO:

1 William H. Maddocks  
2 1505 Baylor Drive  
3 Woodland, California

Signature of declarant or agent determining tax - firm name

GRANT, BARGAIN and SALE DEED

5 FOR A VALUABLE CONSIDERATION, receipt of which is hereby  
6 acknowledged, G. P. TRUCKING CO., a California corporation

8 do(es) hereby GRANT, BARGAIN and SELL to WILLIAM H. MADDOCKS and  
9 SANDRA E. MADDOCKS, husband and wife as Joint Tenants

10 the real property situate in the County of Douglas, State  
11 of Nevada, described as follows:

18 TOGETHER WITH all tenements, hereditaments and appurtenances  
19 thereunto belonging or in anywise appertaining, and any reversion,  
20 remainders, rents, issues or profits thereof.

20 DATED: December 26, 1980

G. P. TRUCKING CO.

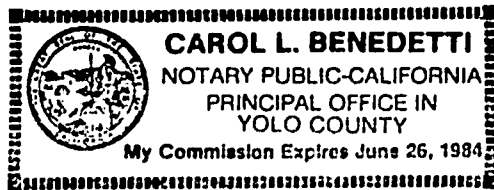
BY: John B. Anderson

24 STATE OF NEVADA *California* )  
25 County of *Yolo* ) : ss.

26 On *December 30* 19<sup>80</sup>, personally  
27 appeared before me, a Notary  
28 Public, *John B. Anderson*

29 who acknowledged that he  
executed the above instrument.

31 *Carol L. Benedetti*  
NOTARY PUBLIC



MANOUKIAN, SCARPELLO & ALLING, LTD.  
ATTORNEYS AT LAW

LAKE TAHOE OFFICE  
ROUND HILL PROFESSIONAL BUILDING  
P. O. BOX 28  
ZEPHYR COVE, NEVADA 89448  
TELEPHONE (702) 888-8878

CARSON CITY OFFICE  
303 EAST PROCTOR STREET  
CARSON CITY, NEVADA 89701  
TELEPHONE (702) 882-4877

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

A parcel of land situated in and being a portion of Section 27, lying Westerly of the East bank of Allerman Diversion Ditch traversing said lands, as established and existing in 1978; in Township 13 North, Range 20 East, M.D.B. & M., Douglas County, Nevada, and more particularly described as follows:

COMMENCING at the Section corner common to Sections 3 and 4, Township 12 North, Range 20 East, M.D.B. & M., and Sections 33 and 34, Township 13 North, Range 20 East, M.D.B. & M.; thence North 89°42'02" East, a distance of 1,325.53 feet to the Southwest corner of Parcel No. 2, as set forth on that certain Land Division Map for John B. Anderson No. 1, filed for record in the office of the County Recorder of Douglas County, Nevada, on July 31, 1978, as Document No. 23478; thence North 00°17'27" East, (Deed of Record shows N. 00°33'07" W.), a distance of 5,335.69 feet; thence South 89°24'19" East, a distance of 1,271.37 feet to a point; thence North 01°04'26" West, a distance of 2,642.30 feet to the True Point of Beginning; thence South 01°04'26" East, a distance of 1,440.00 feet to a point; thence East a distance of 2,153.90 feet to the East bank of the Allerman Diversion Ditch traversing said lands, as established and existing in 1978; thence Northerly along said East bank to a point which bears North 89°24'25" East, from the True Point of Beginning; thence South 89°24'25" West, a distance of 1,321.10 feet to the Point of Beginning.

RESERVING THEREFROM a non-exclusive easement for access and utilities, and incidental purposes, over and across the Westerly and Northerly 60 feet and the Easterly 100 feet of said land.

Said land more fully shown as Parcel 3 A, as set forth on that certain LAND DIVISION MAP OF LOT 3 of John B. Anderson No. 1 L.D.M. (Parcel 2) for G.P. TRUCKING, filed in the office of the County Recorder of Douglas County, Nevada, on March 25, 1981, as Document No. 54709.

TOGETHER WITH a non-exclusive easement for access and utilities over and across all those certain parcels of land designated as access and utility easement as set forth on that certain Land Division Map of Lot 3 of John B. Anderson No. 1 L.D.M. (Parcel 2) for G.P. Trucking as filed in the office of the County Recorder of Douglas County, Nevada, on March 25, 1981, as Document No. 54709.

EXCEPT THEREFROM all those certain non-exclusive easements traversing the hereinabove described parcel of land.

TOGETHER WITH the surface water rights which are specifically certificated to the herein described property excepting therefrom all water rights from HEENAN LAKE and further excepting any and all surface water rights stemming from the "1/3-2/3" agreement which affects the historical custom and usage of certain surface waters in Carson Valley, Douglas County, Nevada.

o0o

REQUESTED BY  
LAWYERS TITLE

IN OFFICIAL RECORDS OF  
DOUGLAS COUNTY, NEVADA

'85 MAY 29 P3:49

SUZANNE BEAUDREAU  
RECORDER

\$6.00 PAID *JH* DEPUTY

117938

BOOK 585 PAGE 2423